

016.A

0006

0081.0

Map

Block

Lot

1 of 1

Condominium

CARD

ARLINGTON

APPRaised:

Total Card / Total Parcel

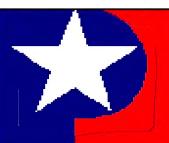
867,200 / 867,200

USE VALUE:

867,200 / 867,200

ASSESSED:

867,200 / 867,200



PROPERTY LOCATION

IN PROCESS APPRAISAL SUMMARY

No	Alt No	Direction/Street/City
81		DOROTHY RD, ARLINGTON

OWNERSHIP

Unit #: 81

Owner 1: PRICE SKYE &	
Owner 2: KING VIRGIL	
Owner 3:	

Street 1: 81 DOROTHY RD

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry: Own Occ: Y

Postal: 02474 Type:

PREVIOUS OWNER

Owner 1: SERABIAN DAVID A -

Owner 2: SERABIAN TRACY WALLACE -

Street 1: 10 MARY ST

Twn/City: ARLINGTON

St/Prov: MA Cntry:

Postal: 02474

NARRATIVE DESCRIPTION

This parcel contains Sq. Ft. of land mainly classified as Condo with a Condo TnHs. Building built about 2012, having primarily Vinyl Exterior and 2786 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 1 HalfBath, 6 Rooms, and 3 Bdrooms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
102	Condo		0	Sq. Ft.	Site			0	0.	0.00	7264																

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
102	0.000	866,300	900		867,200		315153
							GIS Ref
							GIS Ref
							Insp Date
							07/26/18

Total Card	0.000	866,300	900	867,200	Entered Lot Size
Total Parcel	0.000	866,300	900	867,200	Total Land:

Source:	Market Adj Cost	Total Value per SQ unit /Card:	311.27	/Parcel:	311.2	Land Unit Type:
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Parcel ID: 016.A-0006-0081.0

!15998!	
PRINT	
Date	Time
12/11/20	05:39:27
LAST REV	
Date	Time
07/26/18	17:56:16

danam	
Prior Id # 1:	11784
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
15998	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
SERABIAN DAVID	61602-94		4/12/2013		671,300	No	No		

TAX DISTRICT

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment

BUILDING PERMITS

Date	Result	By	Name
7/26/2018	Measured	DGM	D Mann
1/21/2014	NEW CONDO	BR	B Rossignol

Date	Result	By	Name

Date	Result	By	Name

Date	Result	By	Name

Date	Result	By	Name

Date	Result	By	Name

Date	Result	By	Name

Date	Result	By	Name

Date	Result	By	Name

Date	Result	By	Name

Total AC/HA: 0.00000

Total SF/SM: 0

Parcel LUC: 102 Condo

Prime NB Desc: CONDO

Total:

Spl Credit

Total:

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - FY2021

apro

2021

EXTERIOR INFORMATION				BATH FEATURES				COMMENTS				SKETCH						
Type: 8	- Condo TnHs.			Full Bath: 2	Rating: Very Good			OF=1 EXTRA SINK & 1 SEPARATE SHOWER.										
Sty Ht: 2T	- 2 & 3/4 Sty			A Bath: 1	Rating:													
(Liv) Units: 1	Total: 1			3/4 Bath: 1	Rating:													
Foundation: 1	- Concrete			A 3QBth: 1	Rating:													
Frame: 1	- Wood			1/2 Bath: 1	Rating: Very Good													
Prime Wall: 4	- Vinyl			A HBth: 1	Rating:													
Sec Wall: 1	%			OthrFix: 2	Rating: Very Good													
Roof Struct: 1	- Gable			OTHER FEATURES														
Roof Cover: 1	- Asphalt Shgl			Kits: 1	Rating: Very Good			1st Res Grid Desc: Line 1 # Units: 1										
Color: GRAY				A Kits: 1	Rating:			Level FY LR DR D K FR RR BR FB HB L O										
View / Desir:				Fpl: 1	Rating: Very Good			Other										
GENERAL INFORMATION				WSFlue: 1	Rating:			Upper										
Grade: B- - Good (-)				CONDOS INFORMATION				Lvl 2										
Year Blt: 2012	Eff Yr Blt:			Location: 1				Lvl 1										
Alt LUC:	Alt %:			Total Units: 1				Lower										
Jurisdict: G15	Fact: .			Floor: M - Multi-Level				Totals RMS: 6 BRs: 3 Baths: 2 HB: 1										
Const Mod:				% Own: 50.000000000														
Lump Sum Adj:				Name: 1														
INTERIOR INFORMATION				DEPRECIATION				REMODELING				RES BREAKDOWN						
Avg Ht/FL: STD				Phys Cond: VG - Very Good	2.1 %			No Unit	RMS	BRS	FL							
Prim Int Wall: 2	- Plaster			Functional: 1	%			1	6	3								
Sec Int Wall: 1	%			Economic: 1	%													
Partition: T - Typical				Special: 1	%													
Prim Floors: 3	- Hardwood			Override: 1	%			Totals										
Sec Floors: 1	%			Total: 2.1 %				1	6	3								
Bsmnt Flr: 12	- Concrete			CALC SUMMARY														
Subfloor:				Basic \$ / SQ: 245.00				COMPARABLE SALES										
Bsmnt Gar: 2				Size Adj.: 0.71536255				Rate	Parcel ID	Typ	Date	Sale Price						
Electric: 3	- Typical			Const Adj.: 0.99989998														
Insulation: 2	- Typical			Adj \$ / SQ: 175.246														
Int vs Ext: S				Other Features: 74332														
Heat Fuel: 2	- Gas			Grade Factor: 1.21														
Heat Type: 1	- Forced H/Air			NBHD Inf: 1.29999995														
# Heat Sys: 1				NBHD Mod: 1														
% Heated: 100	%			LUC Factor: 1.00				WtAv\$/SQ:	AvRate:	Ind.Val								
Solar HW: NO	Central Vac: Yes			Adj Total: 884920					Juris. Factor: 1.00	Before Depr: 275.66								
% Com Wall:	% Sprinkled:			Depreciation: 18583					Special Features: 0	Val/Su Net: 310.95								
				Depreciated Total: 866337					Final Total: 866300	Val/Su SzAd: 310.95								
MOBILE HOME				Make:				Model:	Serial #:			Year:	Color:					
SPEC FEATURES/YARD ITEMS				PARCEL ID 016.A-0006-0081.0														
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value	
19	Patio	D	Y	1	10X15	G	GD	2012	5.94	T	4.2	102			900		900	
More: N	Total Yard Items:	900			Total Special Features:				Total:	900								
																		